This Instrument Prepared By:
Thomas I. Bottorff, Attorney
5110 Maryland Way, Suite 120
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 1304379 DEEDWARR
08/01/2025 10:13:30 AM 4 pgs
Fees: $23.00 Taxes: $1,480.00
20250801-0061036

ADDRESS NEW OWNER:
Nashville Metro Holdings, LLC
366 Barrywood Dr.
Nashville, TN 37211

SEND TAX BILL TO:
Owner

MORTGAGEE:
Nashville Metro Holdings LLC
366 Barrywood Drive
Nashville TN 37211

MAP 147-09
GROUP
PARCEL 019.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Wayne D. Floerchinger, Successor Trustee to Marvin A. Pomerantz, Trustee under the Last Will and Testamenr of Louis Pomerantz, deceased, Marital Trust No. 2 f/b/o Hillary Hansen, with full power of sale,** hereinafter called the Grantor, has bargained and sold, and by these presents, does hereby transfer and convey unto **Nashville Metro Holdings, LLC, a Tennessee limited liability company**, hereinafter called the GRANTEE, its successors and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Crievewood, as shown by plat and survey of record in Plat Book 2331, page 99, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Marvin A. Pomerantz, Trustee under the Last Will and Testament of Louis Pomerantz, deceased, Marital Trust No. 2 f/b/o the Hillary Hansen share, and his successors in trust, with full power of sale, by deed dated August 8, 2008 from Mary M. Hansen, unmarried of record in Instrument no. 20080820-0085617, Register's Office for Davidson County, Tennessee; and further being the same property title to which is vested in Wayne D. Floerchinger, Successor Trustee of said Trust, with full power of sale as evidenced by a Certificate of Trust being recorded simultaneously herewith, of record in Instrument No. 20250730-0060340, Register's Office, Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2025 and subsequent years.

This is **improved** property known as **366 Barrywood Dr, Nashville, Tennessee 37211.**

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever, and, Grantor does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its successors and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this the 28 day of **July, 2025.**

Wayne D. Floerchinger, Successor Trustee

STATE OF IOWA
COUNTY OF Polk

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Wayne D. Floerchinger,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be the **Successor Trustee to the Marvin A. Pomerantz, Trustee under the Last Will and Testament of Louis Pomerantz, deceased, Marital Trust No. 2 f/b/o Hillary Hansen share, with full power of sale**, the within named bargainor, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained.

WITNESS my hand and official seal this 28 day of July, 2025.

NOTARY PUBLIC

My Commission Expires:

KARLA KRUGER
Commission Number 223609
My Commission Expires
July 21, 2026

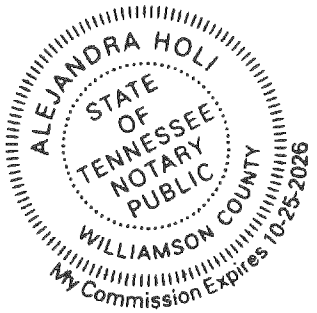
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration, whichever is greater, for this transfer is $400,000.00.

AFFIANT

Subscribed and sworn to before me on this 30th day of July, 2025.

NOTARY PUBLIC

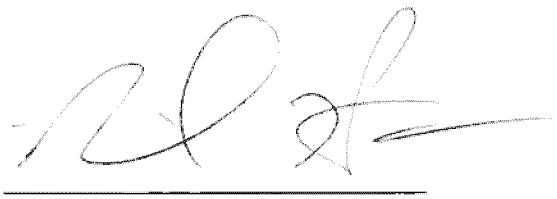


My Commission Expires:

File #25-9782

Certificate of Authenticity

I, Nick Harris, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on July 30, 2025.



Affiant Signature

7/30/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 30 day of July, 2025.



Notary's Signature

My Commission Expires: 3/9/27

Date

